



# 8 Mt Douglas Circle Calgary Alberta

\$749,900

Welcome to this stunning 2-storey, 4-bedroom home, perfectly situated just steps from the ridge and Fish Creek Park in McKenzie. If you cherish nature, this is your ideal location, with close access to scenic walking paths and the Bow River. Offering over 3,400 square feet of living space, the main level features expansive living and dining areas, a bright breakfast nook, and a versatile music room that can be converted to a home office/den. The upper level boasts three well-sized bedrooms and two bathrooms, including a spacious primary suite with a luxurious ensuite and walk-in closet. The raised master bedroom retreat provides a serene setting for a cozy reading area or a tranquil yoga and meditation space, all while enjoying stunning mountain views. The fully developed basement includes an illegal "mother-in-law" suite, complete with a kitchen, cozy living room, and bedroom. Step outside to your sunny west-facing backyard and deck--perfect for outdoor relaxation. Enjoy proximity to schools like Mountain Park School and Douglasdale Elementary, as well as the shopping and dining options at South Trail Crossing. This home is the ultimate opportunity for a family living in a prime location! Call your real estate professional today to arrange a private showing. (id:6769)

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate (Central)

<http://www.heartandsoldyyyc.com/>

Recreational, Games room 15.83 Ft x 14.42 Ft  
Kitchen 15.50 Ft x 12.25 Ft  
Bedroom 12.42 Ft x 12.25 Ft  
4pc Bathroom 8.67 Ft x 7.67 Ft  
Furnace 9.83 Ft x 7.08 Ft  
Other 9.42 Ft x 8.42 Ft  
Foyer 8.17 Ft x 6.00 Ft  
Living room 14.75 Ft x 13.92 Ft  
Kitchen 14.67 Ft x 14.67 Ft  
Breakfast 9.42 Ft x 8.00 Ft

Dining room 13.83 Ft x 8.83 Ft  
Pantry 8.00 Ft x 7.42 Ft  
Laundry room 8.83 Ft x 6.17 Ft  
Den 13.83 Ft x 9.50 Ft  
2pc Bathroom 5.17 Ft x 4.67 Ft  
Primary Bedroom 14.92 Ft x 13.33 Ft  
Other 9.42 Ft x 7.92 Ft  
5pc Bathroom 9.58 Ft x 9.08 Ft  
Bedroom 12.58 Ft x 9.17 Ft



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca